

089.0

0005

0003.0

Map

Block

Lot

1 of 1

Residential

CARD

ARLINGTON

APPRAISED:

Total Card / Total Parcel

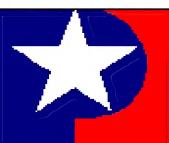
856,600 / 856,600

USE VALUE:

856,600 / 856,600

ASSESSED:

856,600 / 856,600



PROPERTY LOCATION

No	Alt No	Direction/Street/City
15-15A		PINE AVE, ARLINGTON

OWNERSHIP	Unit #:
Owner 1: GIOGAS CHRISTOS & VALERIE	
Owner 2:	
Owner 3:	

Street 1: 1 BUCKMAN DR
Street 2:

Twn/City: BURLINGTON
St/Prov: MA Cntry: Own Occ: N

Postal: 01803	Type:
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PREVIOUS OWNER

Owner 1:
Owner 2:
Street 1:

Twn/City:
St/Prov: Cntry:

Postal:

NARRATIVE DESCRIPTION

This parcel contains 5,407 Sq. Ft. of land mainly classified as Two Family with a Multi-Garden Building built about 1927, having primarily Wood Shingle Exterior and 2160 Square Feet, with 2 Units, 2 Baths, 0 3/4 Bath, 0 HalfBath, 10 Rooms, and 4 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R2	TWO FAMIL	100	water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo		
s				Street		
t				Gas:		

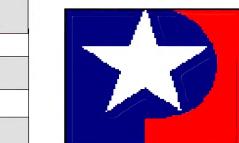
LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
104	Two Family		5407		Sq. Ft.	Site		0	70.	1.08	5									407,547						407,500	

IN PROCESS APPRAISAL SUMMARY

Legal Description										User Acct
										56851
										GIS Ref
										GIS Ref
										Insp Date
										04/01/09

Total Card / Total Parcel
856,600 / 856,600
856,600 / 856,600
856,600 / 856,600



USER DEFINED

Prior Id # 1:	56851
Prior Id # 2:	
Prior Id # 3:	
Date	Time
12/10/20	21:55:08
Print	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
Last Rev	
Date	Time
08/02/17	15:08:38
ekelly	
ASR Map:	
Fact Dist:	
Reval Dist:	
Year:	
LandReason:	
BldReason:	
CivilDistrict:	
Ratio:	

PREVIOUS ASSESSMENT

Parcel ID										
Parcel ID										
089.0-0005-0003.0										
Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2020	104	FV	449,300	0	5,407.	407,500	856,800	856,800	Year End Roll	12/18/2019
2019	104	FV	349,900	0	5,407.	413,400	763,300	763,300	Year End Roll	1/3/2019
2018	104	FV	349,900	0	5,407.	308,600	658,500	658,500	Year End Roll	12/20/2017
2017	104	FV	328,300	0	5,407.	279,500	607,800	607,800	Year End Roll	1/3/2017
2016	104	FV	328,300	0	5,407.	267,800	596,100	596,100	Year End	1/4/2016
2015	104	FV	292,800	0	5,407.	227,100	519,900	519,900	Year End Roll	12/11/2014
2014	104	FV	292,800	0	5,407.	215,400	508,200	508,200	Year End Roll	12/16/2013
2013	104	FV	304,500	0	5,407.	204,900	509,400	509,400		12/13/2012

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
GIOGAS CHRISTOS	29606-74		12/31/1998	Family	99	No	No	Y	

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
4/1/2009		Measured						197
1/20/2000		Mailer Sent						
1/20/2000		Measured						163
12/1/1981								MM Mary M

ACTIVITY INFORMATION

Date	Result	By	Name
4/1/2009	Measured		
1/20/2000	Mailer Sent		
1/20/2000	Measured		
12/1/1981		MM	Mary M

Sign: VERIFICATION OF VISIT NOT DATA / / /

EXTERIOR INFORMATION				BATH FEATURES				COMMENTS				SKETCH																	
Type: 13 - Multi-Garden	2	Rating: Average		A Bath:	Rating:																								
Sty Ht: 2A - 2 Sty +Attic				3/4 Bath:	Rating:																								
(Liv) Units: 2	Total: 2			A 3QBth:	Rating:																								
Foundation: 2 - Conc. Block				1/2 Bath:	Rating:																								
Frame: 1 - Wood				A HBth:	Rating:																								
Prime Wall: 1 - Wood Shingle				OthrFix:	Rating:																								
Sec Wall:		%																											
Roof Struct: 1 - Gable																													
Roof Cover: 1 - Asphalt Shgl																													
Color: BROWN																													
View / Desir:																													
GENERAL INFORMATION				OTHER FEATURES				RESIDENTIAL GRID																					
Grade: C - Average				Kits: 2	Rating: Good	1st Res Grid Desc: Line 1 # Units: 2																							
Year Blt: 1927	Eff Yr Blt:			A Kits:	Rating:																								
Alt LUC:	Alt %:			Fpl:	Rating:																								
Jurisdct:	Fact: .			WSFlue:	Rating:																								
Const Mod:																													
Lump Sum Adj:																													
INTERIOR INFORMATION				CONDOS INFORMATION				REMODELING				RES BREAKDOWN																	
Avg Ht/FL: STD				Location:		Exterior:				No Unit RMS BRS FL																			
Prim Int Wall: 2 - Plaster				Total Units:																									
Sec Int Wall:		%		Floor:		Interior:				2 5 2																			
Partition: T - Typical				% Own:		Additions:																							
Prim Floors: 3 - Hardwood				Name:		Kitchen:																							
Sec Floors:		%				Baths:																							
Bsmnt Flr: 12 - Concrete						Plumbing:																							
Subfloor:						Electric:																							
Bsmnt Gar:						Heating:																							
Electric: 3 - Typical						General:																							
Insulation: 2 - Typical						Totals				2 10 4																			
Int vs Ext: S																													
Heat Fuel: 1 - Oil																													
Heat Type: 5 - Steam																													
# Heat Sys: 2																													
% Heated: 100	% AC:																												
Solar HW: NO	Central Vac: NO																												
% Com Wall	% Sprinkled:																												
MOBILE HOME				Make:		Model:		Serial #:		Year:		Color:																	
SPEC FEATURES/YARD ITEMS				PARCEL ID 089.0-0005-0003.0												IMAGE													
Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod JFact	Juris. Value												
More: N	Total Yard Items:					Total Special Features:								Total:															